



IMPORTANT NOTICE: A \$25 FILING FEE MUST ACCOMPANY THIS APPEAL, WITHIN THE DEADLINE REFERENCED BY THE BILL.

Checks should be made payable to: City of Milwaukee and a copy of the bill should be included with your appeal

IMPORTANT NOTICE FOR CUSTOMERS PAYING BY CHECK

When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account, or to process the payment as a check transaction.

IF THE CHARGES HAVE ALREADY APPEARED ON YOUR TAX BILL, THIS APPEAL CANNOT BE FILED.

TO: Administrative Review Board of Appeals
City Hall, Rm. 205
200 E. Wells St.
Milwaukee, WI 53202
(414) 286-2231

DATE: 7/20/23

RE: 3050 N 54th
(Address of property in question)

Under ch. 68, Wis. Stats., s. 320-11 of the Milwaukee Code of Ordinances, this is a written petition for appeal and hearing.

I am appealing the administrative procedure followed by Department of Neighborhood Services
(Name of City Department)

Amount of the charges \$ 1,524.00

Charge relative to: VACANT BUILDING REGISTRATION PROGRAM

I feel the City's procedure was improper due to the following reasons and I have attached any supporting evidence, including city employee's names/dates which I spoke to regarding this issue and copies of any city orders received:

PLEASE READ ATTACHED STATEMENT!

[Signature]
Signature

NATHAN GARRY
Name (please print)

P.O. Box 16529, Milwaukee, 53216 414-234-9963
Mailing address and zip code Daytime phone number

NGARRY1@gmail.com
E-Mail Address(es)

Garry Realty Investments LLC.
PO BOX 16529
Milwaukee, WI
53216
414 234 9903
Ngarry1@gmail.com

TO: Administrative Review Board of Appeals
City Hall RM. 205
200 E. Wells St.
Milwaukee, WI. 53202


RE: 3050 N 54th street, Milwaukee, WI. 53210

Amount: **\$1524.00**

I am appealing the administrative procedure followed by: **Department of Neighborhood Services**

Charges relative to: **Vacant Building Program**

We feel the charges/violations rendered by the DNS (Department of Neighborhood Services) are unwarranted because all corrective actions were completed once noticed was received within the timeframe allowed. More importantly the home was never vacant for a period beyond 6 months. The property was purchased in July, 2022 and was and currently tenant occupied since November, 2022. We were under the impression that DNS were taken the necessary steps to ensure that complete and thorough inspections took place throughout this period. If they were, they would have saw that the repairs were not only complete but more importantly the home was clearly occupied. Unfortunately, that wasn't the case because we received notice/charge recently from DNS that the home is currently vacant. We are not sure what we have to do in order to verify that the home is indeed tenant occupied. We understand at times that steps are missed and DNS can be understaffed and therefore have an overwhelming workload, but clearly there has been an error in assessment with our case. We totally disagree with the charges/violations from DNS and are willing to provide/submit any information that validates our position. (including but not limited to photo evidence and even a signed statement from our tenant. We will be willing to email that information upon request.



Nate Garry
Garry Realty Investments LLC



Department of Neighborhood Services

Vacant Building Program
4001 S. 6th Street
Milwaukee, WI 53221-1704

Erica R. Roberts
Commissioner

Kristen M. Reed
Operations Director

Jeffrey Zagar
Operations Director

June 29, 2023

GARRY REALTY INVESTMENTS
PO BOX 16529
MILWAUKEE, WI 53216

Record ID: VAC-22-00338

Re: 3050 N 54TH ST

The buildings at the above address were found to be vacant and subject to the Vacant Building Registration Program: SINGLE PRIMARY STRUCTURE. Because the building(s) remained vacant for a period of 6 months you are required to pay a vacant building inspection renewal fee of \$254.00 per building.

You are being charged \$1,524.00 additional because you had code violations at the time of the semi-annual vacant building registration renewal.

The total fee is \$1,524.00. This fee includes a 1.6% training and technology surcharge.

Please pay online at milwaukee.gov/lmspay

Checks should be made payable to City of Milwaukee and sent to:

Department of Neighborhood Services

Attn: Cashier
841 N. Broadway, Rm 105
Milwaukee, WI 53202

Any outstanding fees not paid by August 31, 2023 will automatically be assessed to your 2023 tax bill. For questions regarding this fee, call 414-286-2268. More information on this program is available at <http://www.city.milwaukee.gov/dns/vbr>

If you wish to appeal these charges you must file that appeal within 30 days of the date of this letter. It must be filed with: The Administrative Review and Appeals Board, Office of the City Clerk, Room 205 City Hall, 200 E. Wells Street, Milwaukee, Wisconsin 53202. 414-286-2221. Please contact them to obtain the proper application form. There is a \$25.00 fee required when filing the appeal.

Please be advised that if you have filed for bankruptcy, this letter is for informational purposes and is not intended to be construed as an attempt to collect a debt during the pendency of your bankruptcy as other conditions may apply.

Detach

bottom portion and return along with check

(Please write taxkey on check)

6/29/2023

Vacant Building Inspection Payment Stub

Taxkey: 3060455000



10receipt of A.R.B.A. Appeal Fee

Date:	7/27/23
Received Of:	Nathan Garry
Property at:	3050 N. 54 th St.
Received By:	LME
Check # (If Applicable):	002
Amount:	\$25.00